



Grangewick Road, Grays

£450,000 Freehold

Ali & Co are delighted to present this newly built well presented **FOUR BEDROOM MODERN FAMILY HOME**, located in a new development Woodside Grays. The property is well positioned within easy reach of all local amenities and schools in the area.

Car Port | Cloakroom | Close to schools | Cul De Sac | Double Bedrooms | Fantastic Location | Great School Catchment | Modern Property | Solar Panels |

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Ali&Co
PROPERTY SERVICES

MODERN FOUR BEDROOM FAMILY HOME

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LOCATION : The property is located on a new development in Woodside Grays, having access to M25 and A13 road links, within easy reach to all local amenities and Schools.

ACCOMMODATION: This fantastic four bedroom family home features a separate kitchen with integrated appliances. The entrance hallway with WC opens to a spacious open-plan extended lounge/dining area, which leads out to a generously sized landscaped garden.

BEDROOMS: There is Four good size double bedrooms.

MODERN FEATURES: The property boasts contemporary features throughout, including a modern family bathroom and a superb high-gloss fitted kitchen. The Property has a beautiful extended dining area with Lantern and sliding doors that lead directly out to the garden. Additionally, the property benefits from the added bonus of having solar panels.

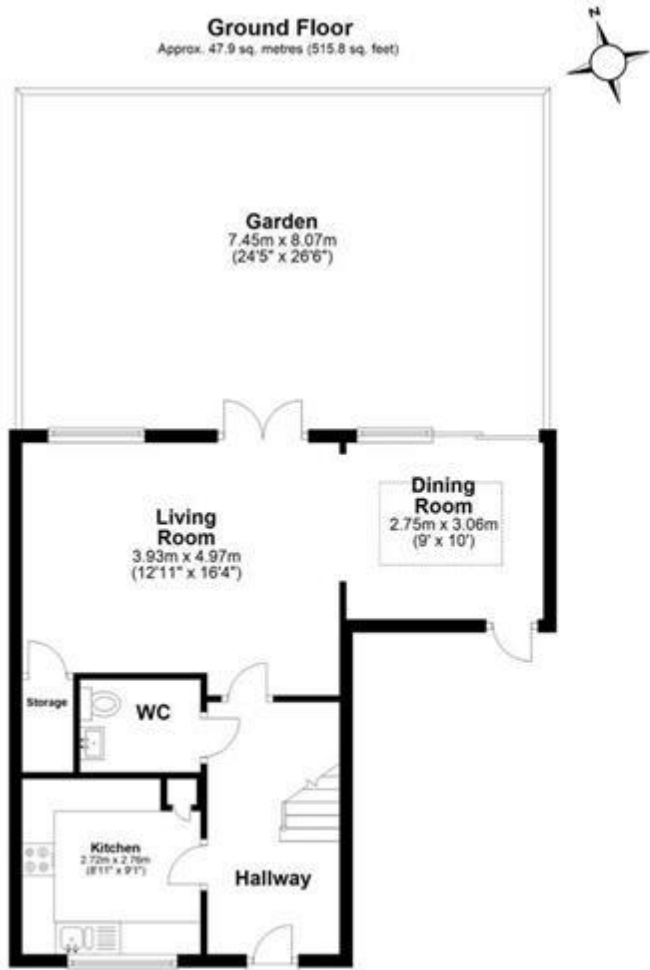
EXTERNALLY: The Property has a good size landscaped rear garden and carport for two Vehicles.

Internal viewings are highly recommended to appreciate this well presented family home in the sought after Woodside Area. Please call today to arrange your viewing.

Council Tax Band: E (Thurrock Council)
Tenure: Freehold







Total area: approx. 104.7 sq. metres (1127.2 sq. feet)
Grangewick Road



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B	87	87
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.